

NEW LEGISLATION

February 24, 2025

Temp. No.	Introduced	Committee	Description
B-16	2/24/25	PZ	An ordinance authorizing and approving the final subdivision plat for the Reserve at Boulder Estate Development located on the southwest corner of State Road and Boulder Boulevard and declaring an emergency.
B-17	2/24/25	CD	An ordinance approving the renewal application of Amy Mothersbaugh and Gary Blaine, as owners of certain real property located at 2190 Sourek Trail, to place said property into an Agricultural District pursuant to Ohio Revised Code Chapter 929, and declaring an emergency.

CALENDAR

February 24, 2025

The following legislation will be up for passage at the Council Meeting on February 24, 2025.

Temp. No.	Introduced	Committee	Description
B-14	2/10/25	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the Riverloop, Riverfront Parkway Enhancements and Boardwalk Rehabilitation, and the improvements to the Portage Trail Bridge Lighting, and declaring an emergency.
B-15	2/10/25	PI	An ordinance authorizing the Director of Public Service to enter into a third modification of contract No. 8807 with Environmental Design Group, and declaring an emergency.

PENDING LEGISLATION

February 24, 2025

Temp. No.	Introduced	Committee	Description
A-106	10/28/24	CD	An ordinance authorizing the Mayor to enter into a license agreement with the Brook Heights Community Association, LLC, for the purpose of constructing and maintaining monument signs in a portion of the city right-of-way and declaring an emergency.
B-10*	1/27/25	PZ	An ordinance approving a zoning map amendment for parcels located on Wyoga Lake Road north of Falls Commerce Parkway from MU-1 Rural Neighborhood Center to E-1 Employment District and declaring an emergency.
B-14	2/10/25	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the Riverloop, Riverfront Parkway Enhancements and Boardwalk Rehabilitation, and the improvements to the Portage Trail Bridge Lighting, and declaring an emergency.
B-15	2/10/25	PI	An ordinance authorizing the Director of Public Service to enter into a third modification of contract No. 8807 with Environmental Design Group, and declaring an emergency.

* A public hearing for temporary ordinance B-10 is scheduled for March 17, 2025.

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5 CITY OF CUYAHOGA FALLS, OHIO

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7 ORDINANCE NO. - 2025

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9 AN ORDINANCE AUTHORIZING AND APPROVING THE
10 FINAL SUBDIVISION PLAT FOR THE RESERVE AT
11 BOULDER ESTATE DEVELOPMENT LOCATED ON THE
12 SOUTHWEST CORNER OF STATE ROAD AND BOULDER
13 BOULEVARD AND DECLARING AN EMERGENCY.
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16 WHEREAS, the Charter of the City of Cuyahoga Falls requires that all decisions made
17 by the Planning Commission be submitted to Council, and

18
19 WHEREAS, the Planning Commission is required to review and provide a
20 recommendation for all Final Subdivision Plats in the City of Cuyahoga Falls, Ohio, and
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22 WHEREAS, on February 19, 2025, the Planning Commission approved the Reserve at
23 Boulder Estate Final Subdivision Plat consisting of 11 single family residential lots and
24 general utility easements located on the west side of State Road south of Boulder
25 Boulevard, within the City of Cuyahoga Falls, Ohio, as detailed in File FMP-25-00002.
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27 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls,
28 County of Summit, and State of Ohio:
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30 Section 1. That the City Council approves the Reserve at Boulder Estate Final
31 Subdivision Plat consisting of 11 single family residential lots and general utility
32 easements located on the west side of State Road south of Boulder Boulevard, within the
33 City of Cuyahoga Falls, Ohio, in accordance with all Cuyahoga Falls General Development
34 Code regulations and as stipulated in the Codified Ordinances of the City of Cuyahoga
35 Falls as approved by the Planning Commission as per all plans and stipulations contained
36 in Project File FMP-25-00002.
37

38 Section 2. That any other ordinances or resolutions or portions of ordinances and
39 resolutions inconsistent herewith be and the same are hereby repealed, but any
40 ordinances and resolutions not inconsistent herewith and which have not previously been
41 repealed are hereby ratified and confirmed.
42

43 Section 3. That it is found and determined that all formal actions of this Council
44 concerning and relating to the adoption of this ordinance were adopted in an open
45 meeting of this Council, and that all deliberations of this Council and of any of its
46 committees that resulted in such formal action, were in meetings open to the public, in
47 compliance with all legal requirements, to the extent applicable, including Chapter 107
48 of the Codified Ordinances.
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50 Section 4. That this ordinance is hereby declared to be an emergency measure
51 necessary for the preservation of the public peace, health, safety, convenience and welfare
52 of the City of Cuyahoga Falls and the inhabitants thereof, for the reason that it is
53 immediately necessary to permit timely and appropriate development of this property,
54 and provided it receives the affirmative vote of two thirds of the members elected or
55 appointed to Council, it shall take effect and be in force immediately upon its passage
56 and approval by the Mayor; otherwise it shall take effect and be in force at the earliest
57 period allowed by law.
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59 Passed: _____

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67 Approved: _____

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69 2/24/25

President of Council

Clerk of Council

Mayor

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3 CITY OF CUYAHOGA FALLS, OHIO

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5 ORDINANCE NO. - 2025

6
7 AN ORDINANCE APPROVING THE RENEWAL
8 APPLICATION OF AMY MOTHERSBAUGH AND GARY
9 BLAINE, AS OWNERS OF CERTAIN REAL PROPERTY
10 LOCATED AT 2190 SOUREK TRAIL, TO PLACE SAID
11 PROPERTY INTO AN AGRICULTURAL DISTRICT
12 PURSUANT TO OHIO REVISED CODE CHAPTER 929,
13 AND DECLARING AN EMERGENCY.
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15 WHEREAS, Ohio Revised Code (“R.C.”) Section 929.01 *et seq.* provides that a
16 person who owns over 10 acres of contiguous agricultural land may place such
17 land in an agricultural district and thereby have the land be recognized as such
18 by the County Fiscal Officer for a renewable period not to exceed five years; and
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20 WHEREAS, any application filed under R.C. §929.02 for agricultural land
21 located in a municipality is subject to review and approval by the legislative
22 authority of the municipality; and
23

24 WHEREAS, Amy Mothersbaugh and Gary Blaine, have filed a renewal
25 application to have the real property located at 2190 Sourek Trail (Parcel Nos.
26 35-06778 and 35-01535) placed into an agricultural district pursuant to Chapter
27 929 of the Ohio Revised Code.
28

29 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of
30 Cuyahoga Falls, County of Summit and State of Ohio, that:
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32 Section 1. This Council hereby approves the renewal application of Amy
33 Mothersbaugh and Gary Blaine to have the real property located at 2190 Sourek
34 Trail (Parcel Nos. 35-06778 and 35-01535) placed into an agricultural district
35 pursuant to Chapter 929 of the Ohio Revised Code for a period of five years.
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37 Section 2. Any other ordinances and resolutions or portions of ordinances
38 and resolutions inconsistent herewith are hereby repealed, but any ordinances
39 and resolutions or portions of ordinances and resolutions not inconsistent
40 herewith and which have not previously been repealed are hereby ratified and
41 confirmed.
42

43 Section 3. It is found and determined that all formal actions of this Council
44 concerning and relating to the adoption of this ordinance were adopted in an
45 open meeting of this Council and that all deliberations of this Council and of any
46 of its committees that resulted in such formal action were in meetings open to
47 the public, in compliance with all legal requirements, to the extent applicable,
48 including Chapter 107 of the Codified Ordinances.
49

50 Section 4. This ordinance is hereby declared to be an emergency measure
51 necessary for the preservation of the public peace, health, safety, convenience
52 and welfare of the City of Cuyahoga Falls and the inhabitants thereof, and
53 provided it received the affirmative vote of two-thirds of the members elected or
54 appointed to Council, it shall take effect and be in force immediately upon its
55 passage and approval by the Mayor; otherwise it shall take effect and be in force
56 at the earliest period allowed by law.

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59 Passed: _____

President of Council

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Clerk of Council

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68 Approved: _____

Mayor

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72 2/24/25

City of Cuyahoga Falls, Ohio

Notice

City Council Public Hearing

Notice is hereby given that there will be a Public Hearing in the Council Chambers in The Natatorium, 2345 Fourth Street, Cuyahoga Falls, Ohio on Monday, March 17th at 6:30 PM relative to the ordinance bearing temporary number B-17.

Temp. Ord. B-17

AN ORDINANCE APPROVING THE RENEWAL APPLICATION OF AMY MOTHERSBAUGH AND GARY BLAINE, AS OWNERS OF CERTAIN REAL PROPERTY LOCATED AT 2190 SOUREK TRAIL, TO PLACE SAID PROPERTY INTO AN AGRICULTURAL DISTRICT PURSUANT TO OHIO REVISED CODE CHAPTER 929, AND DECLARING AN EMERGENCY.

By Order of the Clerk of Council
Dana Capriulo

Akron Legal News February 28, 2025
March 7, 2025